

Saint Paul Planning Commission

City Hall Conference Center Room 40

15 Kellogg Boulevard West

Action Minutes

April 19, 2019

8:30 - 11:00 a.m.

I. Approval of minutes of March 8, 2019.

MOTION: *Commissioner Underwood moved approval of the minutes of March 8, 2019. Commissioner Anderson seconded the motion. The motion carried unanimously on a voice vote.*

II. Chairs Announcements

III. Planning Directors Announcements

IV. PUBLIC HEARING: Mississippi River Corridor Critical Area Plan – Item from the Comprehensive and Neighborhood Planning Committee. (*Lucy Thompson, 651/266-6578*)

MOTION: *Commissioner Mouacheupao moved to close the public hearing, leave the record open for written testimony until 4:30 p.m. on Monday, April 22, 2019, and to refer the matter back to the Comprehensive and Neighborhood Planning Committee for review and recommendation. Commissioner Edgerton seconded the motion. The motion carried unanimously on a voice vote.*

V. Comprehensive and Neighborhood Planning Committee

Sidewalks Signs Amendments to Zoning Code Chapter 64-Signs – Recommend proposed Zoning Code amendments for approval and forward to the Mayor and City Council for adoption. (*Kady Dadlez, 651/266-6619*)

MOTION: *Commissioner Mouacheupao moved on behalf of the Comprehensive and Neighborhood Planning Committee to recommend approval of the resolution and forward to the Mayor and City Council for adoption of the zoning code amendments. The motion carried unanimously on a voice vote.*

2019 Neighborhood STAR Comprehensive Plan Consistency – Approve resolution providing comments to the Neighborhood STAR Board regarding 2019 applications.

MOTION: *Commissioner Mouacheupao moved on behalf of the Comprehensive and Neighborhood Planning Committee to recommend approval of the resolution and forward to the Neighborhood STAR Board. The motion carried 11-0 with 1 recused (Rangel Morales) on a voice vote.*

VI. Zoning Committee

SITE PLAN REVIEW – List of current applications. (*Tia Anderson, 651/266-9086*)

Two items to come before the Site Plan Review Committee on Tuesday, April 23, 2019:

- Due Restaurant – Building addition at 475 Fairview Avenue South. Adam Jarvi, New Studio Architecture SPR# 19-030263
- Central Baptist Church parking lot – New parking lot at 420 Roy Street North. Mike Brandt, Kimley-Horn SPR# 09-030634

NEW BUSINESS

#19-020-233 Raymond Station LLC Mixed Use Building – Conditional use permit (CUP) for mixed-use building height: 55’ allowed by right; 90’ allowed with CUP; 83’ proposed (86’5” for elevator overrun). 2250 University Avenue West, SW corner of University and Hampden. (*Anton Jerve, 651/266-6567*)

MOTION: *Commissioner Edgerton moved the Zoning Committee’s recommendation to approve the conditional use permit subject to an additional condition. The motion carried unanimously on a voice vote.*

#19-025-505 Pitch Mixed Use Development – Conditional use permit (CUP) for a mixed-use building height (55’ allowed, 90’ allowed with CUP, 75’ proposed), floor area ratio (FAR) variance (3.0 allowed, 3.97 proposed) and nonconforming use permit for relocation of drive thru service lanes. 427 Snelling Avenue N., SW corner of Shields and Snelling Avenue. (*Kady Dadlez, 651/266-6619*)

MOTION: *Commissioner Edgerton moved the Zoning Committee’s recommendation to approve the conditional use permit subject to additional conditions. The motion carried unanimously on a voice vote.*

#19-024-995 Bai Lor – Rezone from R4 one-family residential to RT1 two-family residential. 388 Minnehaha Avenue W., SW corner at Western Avenue. (*Tony Johnson, 651/266-6620*)

MOTION: *Commissioner Edgerton moved the Zoning Committee’s recommendation to approve the rezoning. The motion carried unanimously on a voice vote.*

#19-025-059 Bai Lor – Parking variance (3 spaces required, 2 spaces provided). 388 Minnehaha Avenue W., SW corner at Western Avenue. (*Tony Johnson, 651/266-6620*)

MOTION: *Commissioner Edgerton moved the Zoning Committee's recommendation to approve the variance. The motion carried unanimously on a voice vote.*

#19-025-272 Shawn Cooper – Conditional use permit for outdoor auto sales and rental with auto repair and detail services. 336 Larpenteur Avenue W., between Farrington and Western. (Michael Wade, 651/266-8703)

MOTION: *Commissioner Edgerton moved the Zoning Committee's recommendation to approve the conditional use permit subject to additional conditions. The motion carried unanimously on a voice vote.*

- VII. Transportation Committee**
- VIII. Communications-Nominations Committee**
- IX. Task Force/Liaison Reports**
- X. Old Business**
- XI. New Business**
- XII. Adjournment**

Information on agenda items being considered by the Planning Commission and its committees can be found at <http://www.stpaul.gov/planningcommission>

Atención. Si desea recibir asistencia gratuita para traducir esta información, envíe un correo electrónico a luis.pereira@ci.stpaul.mn.us

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Ceebtoom. Yog koj xav tau kev pab txhais daim ntawv no, email hannah.burchill@ci.stpaul.mn.us

Planning Commission Members: PLEASE call Sonja Butler, 651/266-6573, if unable to attend.